

TO: The Boston Redevelopment Authority

FROM: Robert F. Walsh, Director

SUBJECT: Interim Use of Project Land--Atlantic Avenue, Milk and Central Streets

DATE: August 18, 1977

Auto City, Inc. of East Boston, doing business as TRAV-L CAR RENTALS, has submitted a proposal for the interim use of project land for a car rental location. The parcel of land is located on Atlantic Avenue between Milk and Central Streets (alongside of Harbor Towers Garage and opposite the Aquarium). It contains approximately 6000 square feet, of which 4500 is usable. The parcel is not in productive or income-producing use. Because of trespassing by scofflaws and the dumping of debris, the Authority staff placed large wooden traffic barriers on the parcel and also arranged for the placement of large granite blocks along the perimeter. While this has been effective in keeping out trespassers and preventing dumping, it is anything but attractive.

The TRAV-L CAR RENTAL group proposes to erect a structure acceptable to the Authority's Design Review staff which will be a credit to the area as well as provide a service for the nearby residential and commercial tenants. The Real Estate Officer of the Authority has determined that \$600.00 per month is a reasonable use and occupancy charge. If the proposal is accepted, the applicant will agree to the following conditions:

Design Review approval; landscaping; no washing, cleaning, servicing or repairing of cars on the site; no more than ten (10) cars at any one time on the site; vacating the premises and removal of the building on thirty days' notice if the parcel is needed for development; the naming of the Authority as co-insured for the types of insurance and amounts usually required by the Authority; the removal of the large granite blocks and traffic barriers at the applicant's expense; the payment of \$600.00 per month use and occupancy charge, and keeping the area clean at all times.

The following vote is recommended:

VOTED: That the Director be authorized to grant a license to Auto City, Inc., d/b/a TRAV-L CAR RENTALS, for the interim use of a parcel of land on Atlantic Avenue between Central and Milk Streets, subject to the aforementioned conditions, and at a use and occupancy charge of \$600.00 per month, and subject to such further conditions and terms as the Director may deem necessary in the Authority's interest.

TRAV-L CAR

Rentals

July 7, 1977

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BOSTON REDEVELOPMENT AUTHORITY
OFFICE OF THE DIRECTOR

Mr. Robert F. Walsh, Director
Boston Redevelopment Authority
City Hall
Boston, Massachusetts 02201

Dear Mr. Walsh:

I am writing regarding the property located on Atlantic Avenue, in front of the aquarium, between Milk and Central Streets; and I would appreciate your favorable consideration of my request to use the property for a car rental station.

The architect has worked out a plan which incorporates suggestions made by the B R A Design Review Staff for a small building and landscaping that I think would be suitable for the area. A photo of the working model is attached, plus photos of the area as it appears at the present time, and the model itself is available upon request. The estimated cost, including the building and landscaping would be in excess of \$15,000, and I would appreciate a lease of between three and five years in order to amortize the costs.

The undersigned has been doing business in the Boston area for the past thirty years and is the Owner of Auto City, the company that operates the TRAV-L-CAR Rental service.

Auto City is a reconditioning center and leasing center for the Chrysler Leasing Corporation, and employs over 100 people and occupies an area of approximately 30 acres in East Boston; and we pay an annual Property Tax in excess of \$125,000. In addition to the income from Property Taxes, the cars registered through Chrysler Leasing Corporation in the city of Boston generate approximately \$700,000 in revenue through Excise Taxes to the city.

The lot of land that I am requesting is necessary to expand our business, which in turn would mean more cars registered and more income to the city. The facility will provide a service to the community, not only to the apartment dwellers, but also to the business community.

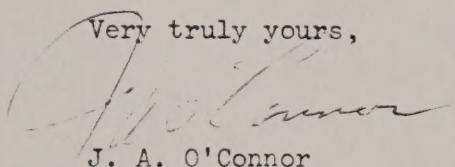
TRAV-L CAR

Rentals

The model has been shown to the community group and there seems to be no objection to the proposed use of the land. In an attempt to work with the community, I spoke with a Mr. Christopher Deering, who is the Chairman for the group, and he referred the matter to a Mr. Vincent Dimattia. Mr. Dimattia is the Owner of the Trader's Block, located at 66 Long Wharf, and he in turn discussed the matter fully with Dale Euga, the architect that I have employed to work with the community group and to design a building that would be suitable for the location.

I assure you that if our request is granted to occupy the location on Atlantic Avenue that the area would be policed daily and kept in first class condition.

Very truly yours,



J. A. O'Connor

JAOC:dm

Enclosures

cc: Mr. Kane Simonian,
Executive Director & Secretary

